

**OFFICIAL  
CODE ENFORCEMENT BOARD  
SEMINOLE COUNTY, FLORIDA**

**AGENDA**

**February 19, 2004 – 1:30 pm  
Seminole County Services Building – Room 1028  
1101 East First St, Sanford FL 32771**

- I            Call to Order**
- II           Pledge of Allegiance**
- III          Roll Call**
- IV          Swearing in of Witnesses**
- V           Agenda Update & Approval**
- VI          Public Hearings**

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**REPEAT CASES**

**NONE**

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**CONTINUED AT STAFF REQUEST**

**NEW CASES**

A Case No: 04-13-CEB  
Randall Nellis  
Natural Resources Officer: Tonya Haley

**Continued from the January 22<sup>nd</sup> hearing due to Officer Haley's absence.**

Violation Charged: Seminole County Land Development Code, Chapter 30, Part 52, Section 30.984, Chapter 40, Part 1, Section 40.2 and Chapter 30, Part 1, Section 30.965.

Described as: 1) To undertake a development activity within a wetland or adjacent area or to develop, change, modify or alter wetlands.  
2) The filling of areas which exceed one hundred (100) cubic yards of material without an approved site plan.  
3) Placement of land filling that will inhibit the flow of flood waters, drainage waters or cause erosion.

Location: 250 Longwood Hills Rd., Longwood (Commission District 4)  
Tax Parcel ID # 29-20-30-5AT-0000-0050

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Compliance Date \_\_\_\_\_ Fine \_\_\_\_\_**

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
February 19, 2004

B Case No: 04-14-CEB  
Charles W. Todd  
Code Enforcement Officer: Dorothy Hird  
Complaint No: 03-CE000104

**POSTED NOTICE OF HEARING**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4 as defined in Section 95.3(h)(i)(l).  
Described as: 1) Uncultivated vegetation in excess of 24" and within 75' of a structure.  
2) Remains or rubble of a structure which has been burned, stricken by other casualty or demolished.  
3) Junked or abandoned vehicle not kept within an enclosed garage or an attached carport.  
Location: 614 E. Orange Street, Altamonte Springs (Commission District 4)  
Tax Parcel ID # 12-21-29-5BD-5100-0010

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Compliance Date \_\_\_\_\_ Fine \_\_\_\_\_**

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C Case No: 04-17-CEB  
Ethel L. Stribling & Pamela L. Rush  
Code Enforcement Officer: Dorothy Hird  
Compliant No: 03-CE000204

**SERVICE BY CERTIFIED MAIL**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4 as defined in Section 95.3(e)(f)(g)(l).  
Described as: 1) Unusable or abandoned furniture.  
2) Unusable or abandoned appliances or other white goods.  
3) Accumulation of trash and debris.  
4) Junked or abandoned vehicle not kept within an enclosed garage or an attached carport.  
Location: 308 Magnolia Street, Altamonte Springs (Commission District 4)  
Tax Parcel ID # 07-21-30-505-0D00-0230

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Compliance Date \_\_\_\_\_ Fine \_\_\_\_\_**

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SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
February 19, 2004

D Case No: 04-18-CEB  
Mary B. Morse Life Estate  
Ella M. Mandy Heirs  
Code Enforcement Officer: Dorothy Hird  
Complaint No: 03-000208

**SERVICE BY CERTIFIED MAIL**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4 as defined in Section 95.3(l).  
Described as: 1) Junked or abandoned vehicle not kept within an enclosed garage or an attached carport.  
Location: 307 Magnolia Street, Altamonte Springs (Commission District 4)  
Tax Parcel ID # 12-21-29-5BD-1200-0120

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Compliance Date \_\_\_\_\_ Fine \_\_\_\_\_**

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E Case No: 04-19-CEB  
Deonarine Sukhdeo  
Code Enforcement Officer: Donna Wisniewski  
Compliant No: 2003CE000362

**POSTED NOTICE OF HEARING**

Violation Charged: Seminole County Land Development Code, Chapter 30, Section 30.202 & 30.203.  
Described as: 1) Sales of vehicles is not a permitted use in R-1A zoning.  
Location: 7443 Grand Court, Winter Park (Commission District 1)  
Tax Parcel ID # 35-21-30-515-0000-0010

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Compliance Date \_\_\_\_\_ Fine \_\_\_\_\_**

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**CONTINUED CASES**

A Case No: 04-15-CEB  
Craig R. Wallace  
Code Enforcement Officer: Joann Davids  
Complaint No: 20040050873

**Continued from January 22, 2004 hearing Add on.**

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in 95.3(o).  
Described as: 1) Unsecured pool.  
Location: 9511 Bear Lake Circle, Apopka (Commission District 3)  
Tax Parcel ID # 19-21-29-507-0B00-0080

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Compliance Date \_\_\_\_\_ Fine \_\_\_\_\_**



**SPECIAL REQUEST**

A Case No: 03-101-CEB  
Robert N. Eriksson & Nancy L. White  
Code Enforcement Officer: Donna Wisniewski  
Complaint No: 2003CE000145

The Board issued its Findings of Fact, Conclusions of Law and Order on December 4, 2003. Said Order required compliance by February 19, 2004 or a fine in the amount of \$75.00 per day would be imposed for each day the violation continued past the date set for compliance. The Respondents are requesting an extension of time to comply with the Board's Order.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4 as defined in 95.3(g).  
Described as: 1) Accumulation of trash and debris.  
Location: 4666 Dike Road, Oviedo (Commission District 1)  
Tax Parcel ID # 25-21-30-300-0070-0000

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Action \_\_\_\_\_**



**CONSENT AGENDA**

A Case No: 01-107-CEB  
Amir M. & Deborah Golchini  
Code Enforcement Officer: Deborah Leigh  
Complaint No: 01-2104

**This case was continued February 28, 2002, April 25, 2002, May 23, 2002, June 27, 2002, September 25, 2003, December 4, 2003 and on January 22, 2004, this case was tabled to the February 19<sup>th</sup> hearing. Presently in compliance as of January 22, 2004.**

Requested Board action: Staff requests the Board issue an Order constituting a lien in the amount of \$182,000.00, 728 days at \$250.00 per day, from January 24, 2002 through January 22, 2004, the date compliance was obtained, be recorded in the public records.

Violation charged: Seminole County Land Development Code, Section 40.12(a).  
Described as: 1) Paving and site improvements without first obtaining site plan approval from Development Review.  
Location: 2590 SR 434, Longwood (Commission District 3)  
Tax Parcel ID # 03-21-29-505-0X00-0140

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Action \_\_\_\_\_**

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SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
February 19, 2004

B Case No: 02-129-CEB  
Seminole County Loma Vista Partners, LTD.  
Code Enforcement Officer: Pamela Taylor  
Complaint No: 02-04109

**This case was continued from September 26, 2002 and heard by Board on October 24, 2002. Continued from September 25, 2003 and December 4, 2003 to the February 19, 2004 hearing. Presently in compliance as of February 19, 2004.**

Requested Board action: Staff requests the Board issue an Order constituting a lien in the amount of \$100,750.00, 403 days of non-compliance from January 11, 2003 through February 18, 2004, at \$250.00 per day be recorded in the public records.

Violation charged: Seminole County Land Development Code, Section 30.450.  
Described as: 1) No fire hydrant installed and fence/wall is not in accordance with Development Order #99-1004.  
Location: 5200 Loma Vista Circle (Commission District 1)  
Tax Parcel ID # 32-21-31-513-0000-0030

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Action \_\_\_\_\_**

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SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
February 19, 2004

C Case No: 03-03-CEB  
Marguerite S. Hunter  
Code Enforcement Officer: Donna Wisniewski  
Compliant No: 02-05-081

**This case was continued from January 23, 2003 to February 27, 2003. On February 5, 2003, Staff filed a Notice of Voluntary Dismissal. On October 29, 2003, Staff filed a Notice to Reinstitute Proceedings. Case heard by Board on December 4, 2003. This property remains in non-compliance.**

Requested Board action: Staff requests the Board issue an Order constituting a lien in the amount of \$3,300.00, 44 days of non-compliance from January 6, 2004 through and including February 19, 2004, at \$75.00 per day be recorded in the public records and the fine shall continue to accrue at \$75.00 per day for each day the violation continues past February 19, 2004.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3(l)(h).  
Described as: 1) Junked or abandoned vehicle not kept within an enclosed garage or attached carport.  
2) Uncultivated vegetation in excess of 24" in height and located within 75' of a structure.  
Location: 5038 Lake Howell Road, Winter Park (Commission District 4)  
Tax Parcel ID # 33-21-30-506-0000-0060

<b>Motion by</b> _____	<b>Second by</b> _____	<b>Action</b> _____
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**CONTINUED AT STAFF REQUEST**

D Case No 03-66-CEB  
Randall Nellis  
Code Enforcement Officer: Pamela Taylor  
Complaint No: 01-09093

Violation Charged: Seminole County Land Code, Chapter 30, Section 30.122, 30.123, & 30.124(15).  
Described as: 1) Operation of a business or extension of a business is not permitted, limited or conditional use in an agricultural zoned area.  
2) Landfill operation is not a permitted use.  
Location: 250 Longwood Hills Road, Longwood, (District 2)  
Parcel ID # 29-20-30-5AT-0000-0050

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Action \_\_\_\_\_**

**CONTINUED AT STAFF REQUEST**

E Case No 03-71-CEB  
Charlie L. Boykins, Sr. &  
Ruby L. Boykins  
Inspector: Dorothy Hird  
Complaint No: 03-1140

Violation Charged: Seminole County Code, Chapter 95, Section 95.4 as defined in Section 95.3(g)(j).  
Described as: 1) Accumulation of trash and debris.  
2) Used or scrapped building materials.  
Location: 3450 Garbo Jack Lane, Sanford (Commission District 5)  
Tax Parcel ID # 33-19-31-300-040A-0000

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Action \_\_\_\_\_**

SEMINOLE COUNTY CODE ENFORCEMENT BOARD HEARING  
February 19, 2004

F Case No: 03-102-CEB  
Noel & Earline Martin  
Code Enforcement Officer: Dorothy Hird  
Compliant No: 03-6144

**This case was heard by the Board on December 4, 2003. This property remains in non-compliance.**

Requested Board action: Staff requests the Board issue an Order constituting a lien in the amount of \$2,700.00, 54 days of non-compliance from December 27, 2003 through and including February 19, 2004, at \$50.00 per day be recorded in the public records and the fine shall continue to accrue at \$50.00 per day for each day the violation continues past February 19, 2004.

Violation Charged: Seminole County Code, Chapter 95, Section 95.4, as defined in Section 95.3(l)(h).

Described as: 1) Junked or abandoned vehicle not kept within an enclosed garage or attached carport.  
2) Uncultivated vegetation in excess of 24" in height and located within 75' of a structure.

Location: 127 Leon Street, Altamonte Springs (Commission District 3)  
Tax Parcel ID # 18-21-30-507-0000-0650

**Motion by \_\_\_\_\_ Second by \_\_\_\_\_ Action \_\_\_\_\_**

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**FORECLOSURE**

**NONE**

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- VII Approval of the minutes from the meeting of January 22, 2004.
- VIII Confirmation date of next meeting: March 18, 2004
- IX Old Business – None
- X New Business – None.
- XI Adjourn

**NOTE: PERSONS WITH DISABILITIES NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THE HUMAN RESOURCES DEPARTMENT ADA COORDINATOR 48 HOURS IN ADVANCE OF THE MEETING AT 407-665-7941.**

**PERSONS ARE ADVISED THAT IF THEY DECIDE TO APPEAL ANY DECISIONS MADE AT THIS HEARING, THEY WILL NEED A RECORD OF THE PROCEEDINGS, AND FOR SUCH PURPOSE, THEY MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE**

**PROCEEDINGS ARE MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED, PER SECTION 285.0105, FLORIDA STATUTES.**

**FOR ADDITIONAL INFORMATION REGARDING THIS AGENDA, PLEASE CONTACT (407) 665-7403.**

**02-19-04.Agenda**